

NOTICE TO DISCHARGE MECHANIC'S LIEN

TO: Scorpion Fitness Inc. and Scorpion Club Ventures, LLC ("Tenant").

PREMISES: All rooms/areas of a portion of the ground floor, mezzanine, and lower level, as shown hatched on the floor plans annexed hereto as **Exhibit A** and incorporated by reference as if fully set forth in length, in the building known as and located at 220 Fifth Avenue, New York, New York 10001.

LEASE: dated December 19, 2014, by and between Landlord's predecessor-in-interest, Dino & Sons Realty Corp., as landlord, and Tenant, as tenant. Said Lease being modified by a First Lease Modification Agreement, dated June 30, 2017.

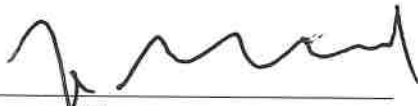
DATE OF THIS NOTICE: March 20, 2019.

PLEASE TAKE NOTICE, (a) on July 31, 2018 a Mechanic's Lien was filed against the Premises, or the building of which the same forms a part, for work claimed to have been done for or materials furnished to Tenant, a certified copy of which is annexed hereto as **Exhibit B**; (b) on January 18, 2019 a Mechanic's Lien was filed against the Premises, or the building of which the same forms a part, for work claimed to have been done for or materials furnished to Tenant, a certified copy of which is annexed hereto as **Exhibit C**; (c) on March 18, 2019 a Mechanic's Lien was filed against the Premises, or the building of which the same forms a part, for work claimed to have been done for or materials furnished to Tenant, a certified copy of which is annexed hereto as **Exhibit D**; (d) on March 19, 2019 a Mechanic's Lien was filed against the Premises, or the building of which the same forms a part, for work claimed to have been done for or materials furnished to Tenant, a certified copy of which is annexed hereto as **Exhibit E**. Each of the foregoing is incorporated by reference as if fully set forth in length. In accordance with Articles 3 and 47A(D) of the Lease, you are required, **on or before April 22, 2019**, that being more than thirty (30) days after service of this Notice upon you, to have the foregoing Mechanic's Liens discharged, at Tenant's expense, by payment or filing a bond as permitted by law.

PLEASE TAKE FURTHER NOTICE, this Notice is served upon you pursuant to Articles 17 and 27 of the Lease and other applicable provisions of law and/or statutes.

PLEASE TAKE FURTHER NOTICE, pursuant to Articles 4, 19, and 51(B) of the Lease, you are responsible for any and all legal expenses and attorneys' fees incurred by the Landlord.

PLEASE TAKE FURTHER NOTICE, that any response to this Notice must be sent and directed to the below-named attorneys for the Landlord.


Kossoff, PLLC
Attorneys for Landlord
By: Joseph Goldsmith, Esq.
217 Broadway, Suite 401
New York, New York 10007
Tel.: (212) 267-6364
Email: jgoldsmith@kaulaw.com

220 FIFTH REALTY LLC
[Landlord]



By: Matthew Lembo
Title: Vice President and Authorized Signatory

Exhibit "A"

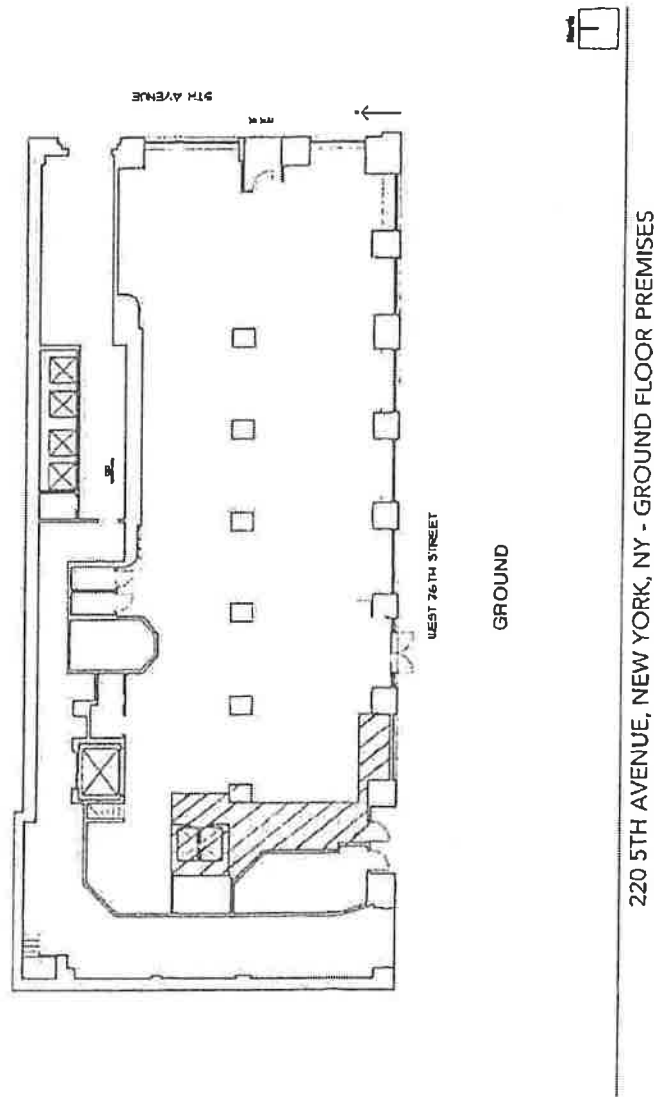
Execution

12/19/2014


Page 31 of 47

The Demised Premises

Not to scale; all dimensions approximate; subject to actual conditions.



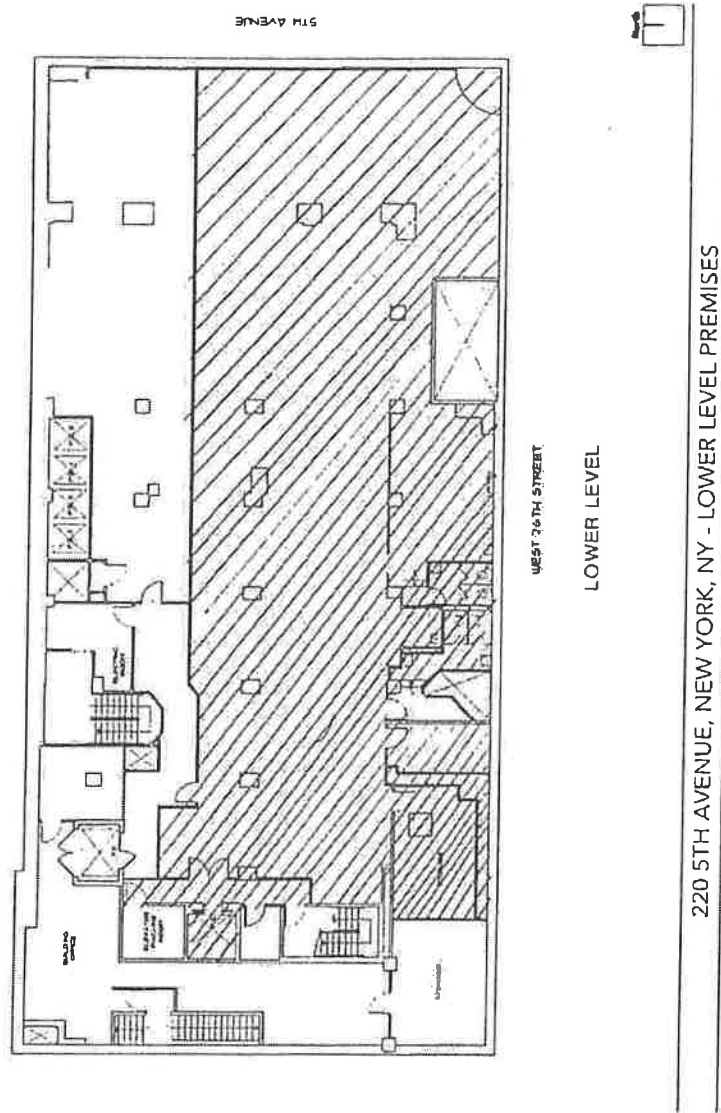
23

Please Initial Here. Landlord _____ Tenant 

Execution

12/19/2014

Page 32 of 47



24

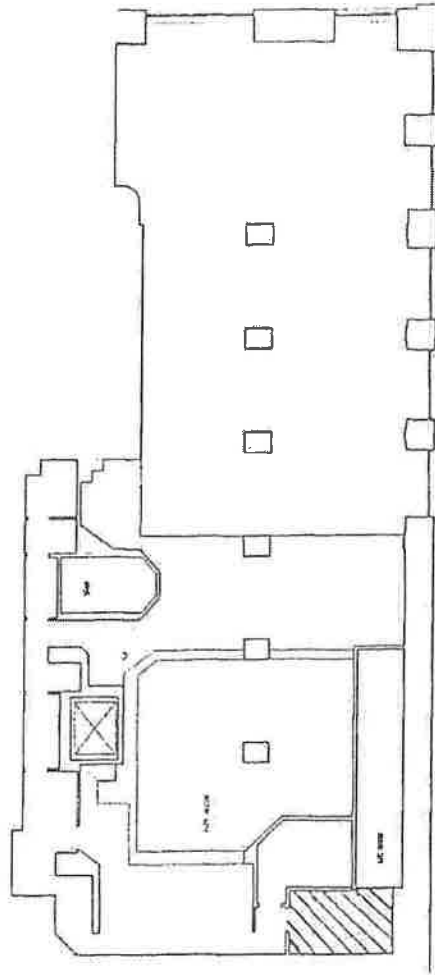
Please Initial Here, Landlord

Tenant

Execution

12/19/2014

Page 33 of 47



MEZZANINE

25

Please Initial Here: Landlord

Tenn

A handwritten signature in black ink, appearing to be "Tenn" followed by a stylized flourish.

Exhibit "B"

No. 915123

Certification

STATE OF NEW YORK, COUNTY OF NEW YORK, SS:

I, Milton Adair Tingling, County Clerk and Clerk of Supreme Court New York County,

do hereby certify that on March 20, 2019 I have compared

the document attached hereto,

**IDDC LLC V STELLAR MANAGEMENT ET AL AND SCORPION FITNESS INC
BLOCK 828 LOT 35 FILED JULY 31ST 2018 page(s) 5**

with the originals filed in my office and the same is a correct transcript

therefrom and of the whole of such original in witness

whereto I have affixed my signature and seal.



**MILTON ADAIR TINGLING
NEW YORK COUNTY CLERK**

Recording Requested by IDDC, LLC
Please Return To the IDDC, LLC
c/o Mail Center
14525 SW Millikan Way, #7790
Beaverton, Oregon 97005-2343
Reference ID: 1460409

SPACE ABOVE FOR RECORDER'S USE

NOTICE UNDER MECHANIC'S LIEN LAW FOR ACCOUNT OF PRIVATE IMPROVEMENT

TO THE CLERK OF THE COUNTY OF New York County, STATE OF NEW YORK,
AND TO ALL OTHERS WHOM IT MAY CONCERN:

Lienor

IDDC, LLC
420 East 79th Street, Suite 2A
New York, New York 10075
917-478-3658

Company is a: Limited Liability Company (LLC)

If a corporation formed outside New York, the
company's principal address in New York is:

If a Partnership, the names of the Partners are:

Property Owner

Stellar Management
156 Williams Street, 10th Floor
New York, NY 10038

Dino & Sons Realty Corp.
1590 Troy Ave
Brooklyn, New York 11234

220 Fifth Avenue Holder LLC
C/O Stellar Management, 156 William St. 10th Flr
New York, New York 10038

Tenant

Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
Not Found, New York 10016

Services: The lien is claimed for the following
labor, services, equipment or materials:

Furnished and installed labor and materials for
the interior renovation of ground floor and cellar
including demolition and construction of walls,
ceilings, flooring, insulation, metals, masonry,
carpentry, doors, frames, hardware, HVAC
systems and equipment, plumbing piping and
fixtures, electrical systems wiring and equipment,
sprinkler systems and piping, fire alarm systems
wiring and equipment and detailed finishes such
as tile, plaster, paint and woodwork.

Property Liened ("Property")

State of New York
County: New York County

220 Fifth Avenue
New York, New York 10001

Legal Property Description:
Town of: Manhattan Parcel (BBL): 1-828-35

Agreed Price for Services: \$882,379.20

**Amount Unpaid For Services and Total
Amount For Which Lien Is Filed:**
\$375,205.55

First Date Services Furnished: September 04,
2017

Upon information and belief the listed property owner owns 100% of the Property in fee simple unless otherwise described herein. **Last Date Services Furnished: July 23, 2018**

Hiring Party

Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
Not Found, New York 10016

NOTICE IS HEREBY GIVEN that Lienor, undersigned, has and claims a mechanic's lien pursuant to the Lien Law of the State of New York, on the real property above-described and identified as the Property.

The name and identity of the lienor is above-indicated as the Lienor. The name of the owner of the Property against whose interests therein Lienor claims a lien is above-identified as the Property Owner, and his interest therein, so far as is known to the lienor is the sole owner of the Property, unless multiple Property Owners are above-listed, in which case these are the owners of the property together or in the alternative, so far as is known to the lienor.

The name and identity of the party with whom the contract was made by Lienor and pursuant to which the labor was performed and the materials were furnished is above-identified as the Hiring Party. The contract made between the Lienor and the Hiring Party provided that the above-described Services were to be furnished to the Property.

The agreed price for the Services is above-identified as the Agreed Price for Services. After consideration of all offsets, adjustments, additions or deletions to the work, and just credits, the amount unpaid to the Lienor and now due and owing is above-identified as the Unpaid Amount.

The statements and matters within this notice Under Mechanic's Lien Law for Account of Private Improvement are alleged upon information and belief

State Of: Louisiana
County Of: Orleans

Notary: On the date indicated hereon, Evan Ruda, agent for Lienor, personally came and appeared before me and voluntarily executed this instrument in the agent's stated capacity. The deponent says that s/he has read the foregoing notice under mechanic's lien law for account of private improvement and knows the contents thereof, and that as the appointed agent for the Lienor the deponent has been provided the information indicated in this notice, and that the same is true upon the deponent's information, knowledge and belief.

I, the undersigned, as a disclosed and authorized agent of the Claimant, state that I have read the foregoing Claim of Lien, that I have been provided information regarding the facts and contents therein, and that based thereupon, upon information and belief believe them to be true.

Name of Claimant:
IDDC, LLC

Signed: _____

Claimant, by Authorized and Disclosed Agent
Print Name: Evan Ruda
Date: July 27, 2018

Sworn to and subscribed before me, Notary Public, on the below date:

Signed: _____

Notary Public
Date: July 27, 2018



Als 1650

001735

FILED
COUNTY CLERK
N.Y. COUNTY

2018 JUL 31 PM 3:07

337

New York County Clerk's Office
Paym 608493 07/31/2018 3:08
Cashier TLRAINER Register #

Tr.795344

\$30.00

Mechanics Lien

RM 109B MECHANIC LIEN #1735, AFF
DAVIT OF SERVICE #165

Tr.795345

\$5.00

Affidavit of Service

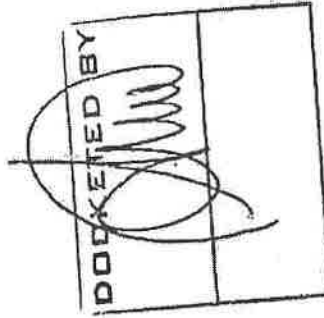
RM 109B MECHANIC LIEN #1735, AFF
DAVIT OF SERVICE #165

Total:

\$35.00

Check

\$35.00



Affidavit of Delivery

Delivery on behalf of: IDDC, LLC
Re: 220 Fifth Avenue, New York, New York 10001
Item Delivered: Mechanics Lien

I, Evan Ruda, declare that I am over 18 years of age, and that on July 27, 2018, I delivered copies of above-referenced item to the following parties, and through the following methods:

Property Owner / Public Entity, Stellar Management
156 Williams Street, 10th Floor
New York, NY 10038
By: US Certified Mail, No. 7017 2620 0000 7980 9574 at July 27, 2018

Property Owner / Public Entity, Dino & Sons Realty Corp.
1590 Troy Ave
Brooklyn, New York 11234
By: US Certified Mail, No. 7017 2620 0000 7980 9604 at July 27, 2018

Property Owner / Public Entity, 220 Fifth Avenue Holder LLC
C/O Stellar Management, 156 William St. 10th Flr
New York, New York 10038
By: US Certified Mail, No. 7017 2620 0000 7975 4041 at July 27, 2018

Tenant, Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
Not Found, New York 10016
By: US Certified Mail, No. 7017 2620 0000 7980 9598 at July 27, 2018

Lender, Excelsior Growth Fund
50 Beaver Street, 5th Floor
Albany, NY 12207
By: US Certified Mail, No. 7017 2620 0000 7980 9581 at July 27, 2018

I swear to and declare under penalty of perjury
that the foregoing is true and correct.

Signature: 

Sworn to and subscribed, on July 27, 2018,
before me, Notary Public.


Notary Public



421735

Block 828

lot 35
375,20555

A01656

FILED
COUNTY CLERK
N.Y. COUNTY
2018 JUL 31 PM 3:07

Exhibit "C"

No. 915002

Certification

STATE OF NEW YORK, COUNTY OF NEW YORK, SS:

I, Milton Adair Tingling, County Clerk and Clerk of Supreme Court New York County,

do hereby certify that on March 20, 2019 I have compared

the document attached hereto,

**KUNDIG CONTRACTING INC V. DINO & SONS REALTY CORP AND ALTUM
FITNESS FILED JANUARY 18TH, 2019 UNDER BLOCK 828 LOT 35 page(s) 4**

with the originals filed in my office and the same is a correct transcript

therefrom and of the whole of such original in witness

whereto I have affixed my signature and seal.



**MILTON ADAIR TINGLING
NEW YORK COUNTY CLERK**



ORIGINAL

To the Clerk of the County of New York and all others whom it may concern:

Please Take Notice, that Kundig Contracting Inc.

as lienor(s) have and claim a lien on the real property hereinafter described as follows:

- (1) The names and residences of the lienor(s) are Kundig Contracting Inc.
2201-P Fifth Avenue
Ronkonkoma, NY 11779

being a Corporation Duly organized and existing under and by virtue of the laws of the State of New York

- (2) The owner of the real property is Dino & Sons Realty Corp.
and the interest of the owner as far as known to the lienor(s) is Fee Simple
- (3) The name of the party by whom the lienor(s) was (were) employed is:
Altum Fitness

The name of the party to whom the lienor(s) furnished or is (are) to furnish materials or for whom
the lienor(s) performed or is (are) to perform professional services is:
Altum Fitness

- (4) The labor performed and Supplied and Installed Millwork, Wall Panels, Display Window, Etc.
material furnished were

Block:
828

Lot:
35

The materials actually manufactured for but not delivered to the real property are N/A

The agreed price and value of the labor
performed and value of the material furnished is

\$26,250.00

The agreed price and value of the material actually mfd. for but not delivered to the real prop. is

The agreed fee for professional services is

Total agreed price and value \$26,250.00

- (5) The amount unpaid to the lienor(s) for said labor
performed and said material furnished is

\$12,915.00

The amount unpaid to lienor(s) for material actually mfd. for but not delivered to the real prop. is

Total amount unpaid \$12,915.00

The total amount claimed for which this lien is filed is

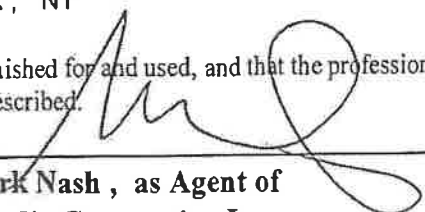
\$12,915.00

- (6) The time when the first item of work was performed was 9/13/2018
The time when the first item of material was furnished was 9/13/2018
The time when the last item of work was performed was 10/4/2018
The time when the last item of material was furnished was 10/4/2018

- (7) The property subject to the lien is situated in New York, County of New York, State of New York
Known as: 220 Fifth Avenue "Altum Fitness"
New York, NY

That said labor and materials were performed and furnished for and used, and that the professional services rendered were
used, in the improvement of the real property hereinbefore described.

Dated January 18, 2019


Mark Nash, as Agent of
Kundig Contracting Inc.
For Filing Purposes Only

U
ORIGINAL

STATE OF NEW YORK, COUNTY OF

INDIVIDUAL OR PARTNER

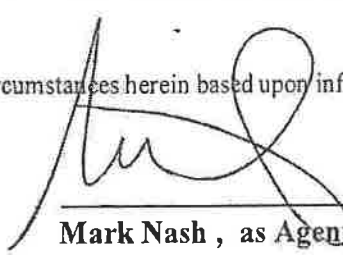
being duly sworn, says
that deponent is of the co-partnership named in the within notice of lien and the lienor(s) mentioned in the foregoing notice of lien;
that deponent has read the said notice and knows the contents thereof, and that the same is true to deponent's own knowledge, except
as to the matters therein stated to be alleged on information and belief, and that as to those matters deponent believes it to be true.

STATE OF NEW YORK, COUNTY OF New York

CORPORATION

Mark Nash being duly sworn, says

that deponent is the Agent of Kundig Contracting Inc.
herein, that deponent has read the foregoing notice of lien and the same is true to deponent's own knowledge, except as to the matters
therein stated to be alleged upon information and belief, and that as to those matters deponent believes it to be true. The reason why this
verification is made by deponent is that deponent is an officer,
to wit, the Agent of Kundig Contracting Inc.
which is a Domestic corporation, and deponent is familiar with circumstances herein based upon information provided.

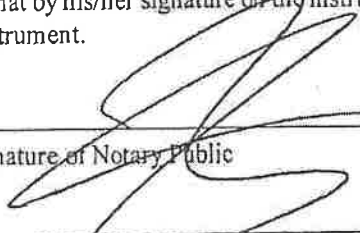


**Mark Nash , as Agent of
Kundig Contracting Inc.
For Filing Purposes Only**

State of New York

County of Nassau

On the 18 day of January in the year 2019, before me, the undersigned, a Notary Public in and for said
State, personally appeared Mark Nash, Agent personally known to me or proved to me on the basis of
satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she
executed same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of
which individual acted, executed the instrument.



Signature of Notary Public

ZACHARY NASH
Notary Public, State of New York
Registration #01NA6304347
Qualified In Nassau County
Commission Expires May 27, 2022

991000

FILED
COUNTY CLERK
N.Y. COUNTY

2019 JAN 18 AM 9:54



New York County Clerk's Office
Room 677139 01/18/2019 10:02a
Cashier CHRISTOPHER Registrar # 8

Tr. 882455 \$5.00x5	\$25.00
Affidavit of Service	-----
11339	
1098 - MECH LIENS # 134-138, AFF OF SER	
# 135-139, SPEEDY LIEN	
Tr. 882454 \$30.00x5	\$150.00
Mechanics Lien	-----
1195	
1098 - MECH LIENS # 134-138, AFF OF SER	
# 135-139, SPEEDY LIEN	
Total:	\$175.00
Check	\$175.00

171

LC1

Affidavit of Service by Certified Mail

The undersigned, being duly sworn, deposes and says that deponent is over 18 years of age and on 1/18/2019 the undersigned served the within Notice of Lien on

 ORIGINAL

Dino & Sons Realty Corp.
1590 Troy Avenue
Brooklyn, NY 11234

Altum Fitness
Att: John Sham
220 Fifth Avenue
New York, NY 10016

Dino & Sons Realty Corp.
c/o Stellar Management 10FL
156 William Street Att: Adam Roman
New York, NY 10038

Premises known as:
220 Fifth Avenue "Altum Fitness"
New York, NY
Block: 828
Lot: 35

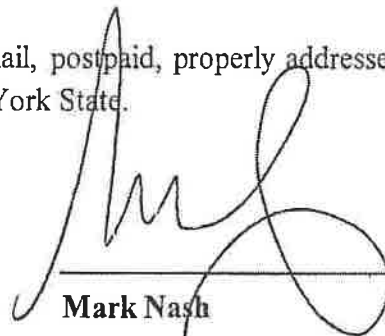
Handwritten: \$12,915.00

2019 JAN 18 AM 9:54

FILED
COUNTY CLERK
N.Y. COUNTY

A00137

by depositing a true copy of same, enclosed in a certified mail, postpaid, properly addressed wrapper, in an official depository of the United State Postal Service in New York State.


Mark Nash

State of New York
County of Nassau

On the 18 day of January in the year 2019, before me, the undersigned, a Notary Public in and for said State, personally appeared Mark Nash personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person upon behalf of which individual acted, executed the instrument.

Signature of Notary Public

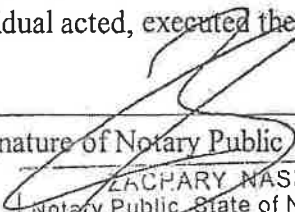

ZACHARY NASH
Notary Public, State of New York
Registration #01NA6304347
Qualified In Nassau County

Exhibit "D"

No. 915016

Certification

STATE OF NEW YORK, COUNTY OF NEW YORK, SS:

I, Milton Adair Tingling, County Clerk and Clerk of Supreme Court New York County,

do hereby certify that on March 20, 2019 I have compared

the document attached hereto,

**IDDC LLC V STELLAR MANAGEMENT ET AL AND SCORPION FITNESS FILED
MARCH 18TH, 2019 UNDER BLOCK 828 LOT 35 page(s) 5**

with the originals filed in my office and the same is a correct transcript

therefrom and of the whole of such original in witness

whereto I have affixed my signature and seal.



**MILTON ADAIR TINGLING
NEW YORK COUNTY CLERK**

Recording Requested by IDDC, LLC
Please Return To the IDDC, LLC
c/o Mail Center
9450 SW Gemini Dr #7790
Beaverton, Oregon 97008-7105
Reference ID: 2227158

SPACE ABOVE FOR RECORDER'S USE

NOTICE UNDER MECHANIC'S LIEN LAW FOR ACCOUNT OF PRIVATE IMPROVEMENT

TO THE CLERK OF THE COUNTY OF New York County, STATE OF NEW YORK,
AND TO ALL OTHERS WHOM IT MAY CONCERN:

Lienor

IDDC, LLC
420 East 79th Street, Suite 2A
New York, New York 10075
917-478-3658

Company is a: Limited Liability Company (LLC)

If a corporation formed outside New York, the
company's principal address in New York is:

If a Partnership, the names of the Partners are:

Property Owner

Stellar Management
156 Williams Street, 10th Floor
New York, NY 10038

Dino & Sons Realty Corp.
1590 Troy Ave
Brooklyn, New York 11234

220 Fifth Avenue Holder LLC
C/O Stellar Management, 156 William St. 10th Flr Lot:35
New York, New York 10038

DINO & SONS REALTY CORP.
C/O: LEO V. LEYVA, ESQ., C/O COLE SCHOTZ
P.C. 1325 AVENUE OF THE AMERICAS 19TH
FLOOR
New York, New York 10019

Tenant

Services: The lien is claimed for the following
labor, services, equipment or materials:

Furnished and installed labor and materials for
the interior renovation of ground floor and cellar
including demolition and construction of walls,
ceilings, flooring, insulation, metals, masonry,
carpentry, doors, frames, hardware, HVAC
systems and equipment, plumbing piping and
fixtures, electrical systems wiring and equipment,
sprinkler systems and piping, fire alarm systems
wiring and equipment and detailed finishes such
as tile, plaster, paint and woodwork.

Property Liated ("Property")
State of New York
County: New York County

220 Fifth Avenue
New York, New York 10001

Legal Property Description:
Town of: Manhattan MANHATTAN, Block:828,

Agreed Price for Services: \$882,089.00

**Amount Unpaid For Services and Total
Amount For Which Lien Is Filed:**
\$374,915.33

First Date Services Furnished: September 04,
2017

Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
New York, New York 10016

Last Date Services Furnished: August 03, 2018

Upon information and belief the listed property
owner owns 100% of the Property in fee simple
unless otherwise described herein.

Hiring Party

Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
New York, New York 10016

NOTICE IS HEREBY GIVEN that Lienor, undersigned, has and claims a mechanic's lien pursuant to the Lien Law of the State of New York, on the real property above-described and identified as the Property.

The name and identity of the lienor is above-indicated as the Lienor. The name of the owner of the Property against whose interests therein Lienor claims a lien is above-identified as the Property Owner, and his interest therein, so far as is known to the lienor is the sole owner of the Property, unless multiple Property Owners are above-listed, in which case these are the owners of the property together or in the alternative, so far as is known to the lienor.

The name and identity of the party with whom the contract was made by Lienor and pursuant to which the labor was performed and the materials were furnished is above-identified as the Hiring Party. The contract made between the Lienor and the Hiring Party provided that the above-described Services were to be furnished to the Property.

The agreed price for the Services is above-identified as the Agreed Price for Services. After consideration of all offsets, adjustments, additions or deletions to the work, and just credits, the amount unpaid to the Lienor and now due and owing is above-identified as the Unpaid Amount.

The statements and matters within this notice Under Mechanic's Lien Law for Account of Private Improvement are alleged upon information and belief

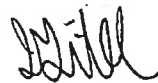
State Of: Louisiana
County Of: Orleans

Notary: On the date indicated hereon, Justin Gitelman, agent for Lienor, personally came and appeared before me and voluntarily executed this instrument in the agent's stated capacity. The deponent says that s/he has read the foregoing notice under mechanic's lien law for account of private improvement and knows the contents thereof, and that as the appointed agent for the Lienor the deponent has been provided the information indicated in this notice, and that the same is true upon the deponent's information, knowledge and belief.

I, the undersigned, as a disclosed and authorized agent of the Claimant, state that I have read the foregoing Claim of Lien, that I have been provided information regarding the facts and contents therein, and that based thereupon, upon information and belief believe them to be true.

Name of Claimant:
IDDC, LLC

Signed:



Claimant, by Authorized and Disclosed Agent
Print Name: Justin Gitelman

Sworn to and subscribed before me, Notary Public, on Date: March 12, 2019
the below date:

Signed:



Notary Public
Date: March 12, 2019



New York County Clerk's Office
Paym 701076 03/18/2019 1:39p
Cashier ORICHARD Register # 8

Tr.913531 \$30.00
Mechanics Lien -----31
1195
RM 109B FILING MECHANICS LIEN #592 & AFFIDA
VIT #564 FOR EXPRESS LIEN SEE SHANICE

Tr.913530 \$5.00
Affidavit of Service -----3
11339
RM 109B FILING MECHANICS LIEN #592 & AFFIDA
VIT #564 FOR EXPRESS LIEN SEE SHANICE

Total: \$35.00

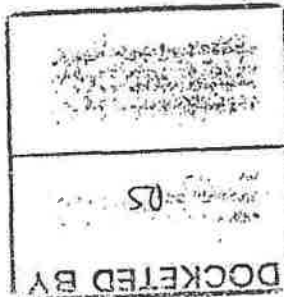
Check \$35.00

155

000592

FILED
COUNTY CLERK
N.Y. COUNTY

2019 MAR 18 PM 12:47



100564

Affidavit of Delivery

Delivery on behalf of: IDDC, LLC
Re: 220 Fifth Avenue, New York, New York 10001
Item Delivered: Mechanics Lien

I, Justin Gitelman, declare that I am over 18 years of age, and that on March 12, 2019, I delivered copies of above-referenced item to the following parties, and through the following methods:

Property Owner / Public Entity, Stellar Management
156 Williams Street, 10th Floor
New York, NY 10038
By: US Certified Mail, **No.** 70181130000132334382 **at** March 12, 2019

Block 828
6435

Property Owner / Public Entity, Dino & Sons Realty Corp.
1590 Troy Ave
Brooklyn, New York 11234
By: US Certified Mail, **No.** 70181130000132334399 **at** March 12, 2019

374,915.33

Property Owner / Public Entity, 220 Fifth Avenue Holder LLC
C/O Stellar Management, 156 William St. 10th Flr
New York, New York 10038
By: US Certified Mail, **No.** 70181130000132334382 **at** March 12, 2019

FILED
COUNTY CLERK
N.Y. COUNTY
2019 MAR 18 PM 12:48
A00564

Property Owner / Public Entity, DINO & SONS REALTY CORP.
C/O: LEO V. LEYVA, ESQ., C/O COLE SCHOTZ P.C. 1325 AVENUE OF THE AMERICAS 19TH
FLOOR
New York, New York 10019
By: US Certified Mail, **No.** 70181130000132334405 **at** March 12, 2019

Tenant, Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
New York, New York 10016
By: US Certified Mail, **No.** 70181130000132334412 **at** March 12, 2019



Lender, Excelsior Growth Fund
50 Beaver Street, 5th Floor
Albany, NY 12207
By: US Certified Mail, **No.** 70181130000132334429 **at** March 12, 2019

I swear to and declare under penalty of perjury
that the foregoing is true and correct.

Sworn to and subscribed, on March 12, 2019,
before me, Notary Public.

Signature: Justin Gitelman

Ethan Lobo
Notary Public

Exhibit "E"

No. 914988

Certification

STATE OF NEW YORK, COUNTY OF NEW YORK, SS:

I, Milton Adair Tingling, County Clerk and Clerk of Supreme Court New York County,

do hereby certify that on March 20, 2019 I have compared

the document attached hereto,

**ALL PURPOSE ELECTRIC CORP; N&K PLUMBING AND HEATING CORP; SHEFF
HVAC INC V. STELLAR MANAGEMENT ET AL BLOCK 828 LOT 35 FILED MARCH
19TH, 2019 page(s) 4**

with the originals filed in my office and the same is a correct transcript

therefrom and of the whole of such original in witness

whereto I have affixed my signature and seal.



**MILTON ADAIR TINGLING
NEW YORK COUNTY CLERK**

(4)

Recording Requested by All Purpose Electric Corp., N&K Plumbing and Heating Corp., Sheff HVAC Inc.

SPACE ABOVE FOR RECORDER'S USE

Please Return To the All Purpose Electric Corp., N&K Plumbing and Heating Corp., Sheff HVAC Inc.

c/o Mail Center
9450 SW Gemini Dr #7790
Beaverton, Oregon 97008-7105
Reference ID: 2227213

NOTICE UNDER MECHANIC'S LIEN LAW FOR ACCOUNT OF PRIVATE IMPROVEMENT

TO THE CLERK OF THE COUNTY OF New York County, STATE OF NEW YORK,
AND TO ALL OTHERS WHOM IT MAY CONCERN:

Lienor

All Purpose Electric Corp., N&K Plumbing and Heating Corp., Sheff HVAC Inc.
24-63 46th Street
Astoria, New York 11103
917-478-3658

Services: The lien is claimed for the following labor, services, equipment or materials:

Furnish labor, equipment and materials for Sprinkler, Plumbing, Electrical and HVAC systems for the tenant renovation of an existing open space into a fitness center.

Company is a: Partnership

If a corporation formed outside New York, the company's principal address in New York is:

Property Liened ("**Property**")
State of New York
County: New York County

If a Partnership, the names of the Partners are: All Purpose Electric Corp., N&K Plumbing and Heating Corp., Sheff HVAC Inc.

All 220 Fifth Avenue
New York, New York 10001

Property Owner

Stellar Management
156 Williams Street, 10th Floor
New York, NY 10038

Legal Property Description:

Town of: Manhattan MANHATTAN, Block:828, Lot:35

Agreed Price for Services: \$467,338.00

Dino & Sons Realty Corp.
1590 Troy Ave
Brooklyn, New York 11234

**Amount Unpaid For Services and Total
Amount For Which Lien Is Filed:**
\$190,000.00

220 Fifth Avenue Holder LLC
C/O Stellar Management, 156 William St. 10th Flr
New York, New York 10038

First Date Services Furnished: September 04,

Last Date Services Furnished: August 03, 2018

DINO & SONS REALTY CORP.
C/O: LEO V. LEYVA, ESQ., C/O COLE SCHOTZ
P.C. 1325 AVENUE OF THE AMERICAS 19TH
FLOOR

New York, New York 10019

Upon information and belief the listed property
owner owns 100% of the Property in fee simple
unless otherwise described herein.

Hiring Party

Mr. John Shams - Scorpion Fitness Inc.
325 Fifth Avenue, Suite 41E
New York, New York 10016

NOTICE IS HEREBY GIVEN that Lienor, undersigned, has and claims a mechanic's lien pursuant to the Lien Law of the State of New York, on the real property above-described and identified as the Property.

The name and identity of the lienor is above-indicated as the Lienor. The name of the owner of the Property against whose interests therein Lienor claims a lien is above-identified as the Property Owner, and his interest therein, so far as is known to the lienor is the sole owner of the Property, unless multiple Property Owners are above-listed, in which case these are the owners of the property together or in the alternative, so far as is known to the lienor.

The name and identity of the party with whom the contract was made by Lienor and pursuant to which the labor was performed and the materials were furnished is above-identified as the Hiring Party. The contract made between the Lienor and the Hiring Party provided that the above-described Services were to be furnished to the Property.

The agreed price for the Services is above-identified as the Agreed Price for Services. After consideration of all offsets, adjustments, additions or deletions to the work, and just credits, the amount unpaid to the Lienor and now due and owing is above-identified as the Unpaid Amount.

The statements and matters within this notice Under Mechanic's Lien Law for Account of Private Improvement are alleged upon information and belief

State Of: Louisiana
County Of: Orleans

Notary: On the date indicated hereon, Justin Gitelman, agent for Lienor, personally came and appeared before me and voluntarily executed this instrument in the agent's stated capacity. The deponent says that s/he has read the foregoing notice under mechanic's lien law for account of private improvement and knows the contents thereof, and that as the appointed agent for the Lienor the deponent has been provided the information indicated in this notice, and that the same is true upon the deponent's information, knowledge and belief.

I, the undersigned, as a disclosed and authorized agent of the Claimant, state that I have read the foregoing Claim of Lien, that I have been provided information regarding the facts and contents therein, and that based thereupon, upon information and belief believe them to be true.

Name of Claimant:
All Purpose Electric Corp., N&K Plumbing and Heating Corp., Sheff HVAC Inc.

Signed:



Claimant, by Authorized and Disclosed Agent

Print Name: Justin Gitelman

Date: March 14, 2019

Sworn to and subscribed before me, Notary Public, on the below date:

Signed:



Notary Public

Date: March 14, 2019



Affidavit of Delivery

Delivery on behalf of: All Purpose Electric Corp., N&K Plumbing and Heating Corp., Sheff HVAC Inc.

Re: 220 Fifth Avenue, New York, New York 10001

Item Delivered: Mechanics Lien

I, Justin Gitelman, declare that I am over 18 years of age, and that on March 14, 2019, I delivered copies of above-referenced item to the following parties, and through the following methods:

Property Owner / Public Entity, Stellar Management

156 Williams Street, 10th Floor

New York, NY 10038

By: US Certified Mail, No. 70181130000132334498 at March 14, 2019

Property Owner / Public Entity, Dino & Sons Realty Corp.

1590 Troy Ave

Brooklyn, New York 11234

By: US Certified Mail, No. 70181130000132334504 at March 14, 2019

Property Owner / Public Entity, 220 Fifth Avenue Holder LLC

C/O Stellar Management, 156 William St. 10th Flr

New York, New York 10038

By: US Certified Mail, No. 70181130000132334498 at March 14, 2019

Property Owner / Public Entity, DINO & SONS REALTY CORP.

C/O: LEO V. LEYVA, ESQ., C/O COLE SCHOTZ P.C. 1325 AVENUE OF THE AMERICAS 19TH FLOOR

New York, New York 10019

By: US Certified Mail, No. 70181130000132334511 at March 14, 2019

Other, Mr. John Shams - Scorpion Fitness Inc.

325 Fifth Avenue, Suite 41E

New York, New York 10016

By: US Certified Mail, No. 70181130000132334528 at March 14, 2019

Lender, Excelsior Growth Fund

50 Beaver Street, 5th Floor

Albany, NY 12207

By: US Certified Mail, No. 70181130000132334535 at March 14, 2019

I swear to and declare under penalty of perjury
that the foregoing is true and correct.

Signature: Justin Gitelman

Sworn to and subscribed, on March 14, 2019,
before me, Notary Public.

Matthew S. Viator
Notary Public



B828 L35 \$190,000.00

FILED
COUNTY CLERK
N.Y. COUNTY
2019 MAR 19 PM 2:58

n/k:599

New York County Clerk's Office
Paym 701900 03/19/2019 3:02p
Cashier CMTTHOMAS Register # 7

Tr: 914604	Affidavit of Service	\$5.00
11339		
RM1098	MECHANIC LIEN 599 AFFIDAVIT OF SER	
VICE 572	Z LIEN (SHANICE)	
Tr: 914603	Mechanics Lien	\$30.00
1185		
RM1098	MECHANIC LIEN 599 AFFIDAVIT OF SER	
VICE 572	Z LIEN (SHANICE)	
Total:		\$35.00
Check		\$35.00

2019 MAR 19 PM 2:58

FILED
COUNTY CLERK
N.Y. COUNTY

000599

164

A/S 572

AFFIDAVIT OF SERVICE

STATE OF NEW YORK }
 } s.s.
COUNTY OF NEW YORK }

I, Tara George, being duly sworn, deposes and says:

I am not a party to this action, am over 18 years of age and reside in the Queens, New York.

On March 21, 2019, I served the within **NOTICE TO DISCHARGE MECHANIC'S LIEN**
upon:

Scorpion Fitness, Inc.
220 Fifth Avenue,
New York, New York 10001

Scorpion Fitness, Inc.
88 Lexington Ave., Ste. 9D
New York, New York 10016

Scorpion Club Ventures LLC
220 Fifth Avenue,
New York, New York 10001

Scorpion Club Ventures LLC
88 Lexington Ave., Ste. 9D
New York, New York 10016

John Shams
220 Fifth Avenue,
New York, New York 10001

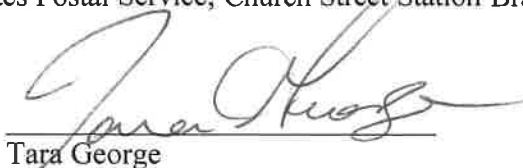
John Shams
325 Fifth Avenue, Ste. 41E
New York, New York 10016

Scorpion Fitness, Inc.
325 Fifth Avenue, Ste. 41E
New York, New York 10016

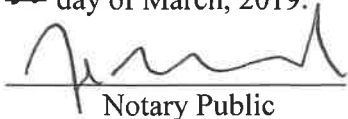
John Shams
88 Lexington Ave., Ste. 9D
New York, New York 10016

Scorpion Club Ventures LLC
325 Fifth Avenue, Ste. 41E
New York, New York 10016

by mailing the same first class with certificates of mailing in sealed envelopes, with postage prepaid thereon, in a post-office or official depository of the U.S. Postal Service within the State of New York, addressed to the addressees as indicated above and by overnight mail service (with Express Mail codes EF139729416US, EF139729402US, EF139729393US, EF139729464US, EF139729455US, EF139729447US, EF139729495US, EF139729433US, EF139729504US) by placing the same in a postpaid, properly addressed and sealed envelopes and delivering said envelopes to a postal employee at a United States Post Office in the Borough of Manhattan, City and State of New York for processing under the exclusive care and custody of the United States Postal Service, Church Street Station Branch, within the City, County and State of New York.


Tara George

Sworn to before me this
21 day of March, 2019.


Notary Public

JOSEPH SHALOM GOLDSMITH
Notary Public, State of New York
No. 02GO6108848
Qualified in Queens County
Commission Expires April 19, 2020



Certificate of Mailing

This Certificate of Mailing provides evidence that mail has been presented to USPS® for mailing. This form may be used for domestic and international mail.

\$1.45 0
US POSTAGE
FIRST-CLASS
062S0007861483
10007

Kossoff, PLLC

217 Broadway – Suite 401

New York, NY 10007

To: Scorpion Club Ventures LLC
220 Fifth Avenue
New York, New York 10001

PS Form 3817, April 2007 PSN 7530-02-000-9065

Postmark Here



Certificate of Mailing

This Certificate of Mailing provides evidence that mail has been presented to USPS® for mailing. This form may be used for domestic and international mail.

\$1.45 0
US POSTAGE
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062S0007861483
10007

Kossoff, PLLC

217 Broadway – Suite 401

New York, NY 10007

To: Scorpion Fitness Inc.
325 Fifth Avenue, Ste. 41E
New York, New York 10016

PS Form 3817, April 2007 PSN 7530-02-000-9065

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New York, New York 10001

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This Certificate of Mailing provides evidence that mail has been presented to USPS® for mailing. This form may be used for domestic and international mail.

From: Kossoff, PLLC
217 Broadway – Suite 401
New York, NY 10007

To: Scorpion fitness Inc.
88 Lexington Ave., Ste. 9D
New York, New York 10016

PS Form 3817, April 2007 PSN 7530-02-000-9065

\$1.450
US POSTAGE
FIRST-CLASS
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10007

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MAR 21 2019
NEW YORK NY 10007

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From: Kossoff, PLLC
217 Broadway – Suite 401
New York, NY 10007

To: Scorpion Club Ventures LLC
325 Fifth Avenue Ste. 41E
New York, New York 10016

PS Form 3817, April 2007 PSN 7530-02-000-9065

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US POSTAGE
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062S0007861483
10007

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MAR 21 2019
NEW YORK NY 10007

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From: Kossoff, PLLC
217 Broadway – Suite 401
New York, NY 10007

To: Scorpion Club Ventures LLC
88 Lexington Ave., Ste. 9D
New York, New York 10016

PS Form 3817, April 2007 PSN 7530-02-000-9065

\$1.450
US POSTAGE
FIRST-CLASS
062S0007861483
10007

Postmark Here

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MAR 21 2019
NEW YORK NY 10007

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From: Kossoff, PLLC
217 Broadway – Suite 401
New York, NY 10007

To: Scorpion Club Ventures LLC
325 Fifth Avenue Ste. 41E
New York, New York 10016

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062S0007861483
10007

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CHURCH STREET STATION
MAR 21 2019
NEW YORK NY 10007

UNITED STATES
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John Shams

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New York, New York 10016

PS Form 3817, April 2007 PSN 7530-02-000-9065



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From:

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217 Broadway – Suite 401

New York, NY 10007

To:

John Shams

325 Fifth Avenue, Ste. 41E

New York, New York 10016

PS Form 3817, April 2007 PSN 7530-02-000-9065

To pay fee, affix stamps or
meter postage label

\$1.45 0

US POSTAGE
FIRST-CLASS
062S0007861483
10007

B50093.20



schuets



CUSTOMER USE ONLY

FROM: (PLEASE PRINT) PHONE ()

KOB9OFF, PLLC
217 BROADWAY, SUITE # 401
NEW YORK, NY 10007-2944

220 Fifth Avenue (asm)
MAR 21 2019
THURCH STREET STATION
NEW YORK NY 10007

PAYMENT BY ACCOUNT (if applicable)

USPS® Corporate Acct. No. 092504 Federal Agency Acct. No. or Postal Service® Acct. No.

DELIVERY OPTIONS (Customer Use Only)

☐ **SIGNATURE REQUIRED** Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.

Delivery Options

☐ No Saturday Delivery (delivered next business day)
☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)
*Refer to USPS.com® or local Post Office™ for availability.

TO: (PLEASE PRINT) PHONE ()

Scorpion Fitness, Inc.
220 Fifth Avenue
New York, New York 10001

ZIP + 4® (U.S. ADDRESSES ONLY)
1 0 0 0 1 -



**PRIORITY
★ MAIL ★
EXPRESS™**

ORIGIN (POSTAL SERVICE USE ONLY)

☒ 1-Day ☐ 2-Day ☐ Military ☐ DPO

PO ZIP Code 10007 Scheduled Delivery Date (MM/DD/YY) 3/22/19 Postage \$25.50

Date Accepted (MM/DD/YY) 3/21/19 Scheduled Delivery Time ☒ 10:30 AM ☐ 3:00 PM ☐ 12 NOON Insurance Fee \$ COD Fee \$

Time Accepted 5:22 ☐ AM ☒ PM 10:30 AM Delivery Fee \$ Return Receipt Fee \$2.80 Live Animal Transportation Fee \$

Weight 7 lbs. ☒ Flat Rate ☐ Sunday/Holiday Premium Fee \$ Total Postage & Fees \$28.30

Acceptance Employee Initials MS.

DELIVERY (POSTAL SERVICE USE ONLY)

Delivery Attempt (MM/DD/YY) Time Employee Signature

Delivery Attempt (MM/DD/YY) Time Employee Signature

■ For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
■ \$100.00 insurance included.
Notice to discharge 3rd notice of intent

LABEL 11-E, SEPTEMBER 2015

PSN 7690-02-000-9995

2-CUSTOMER COPY

CUSTOMER USE ONLY

FROM: (PLEASE PRINT) PHONE ()

KOSSOFF, PLLC
217 BROADWAY, SUITE # 401
NEW YORK, NY 10007-2944

2205 Ave. Scorpion
ASM

PAYMENT BY ACCOUNT (If applicable)

USPS® Corporate Acct. No. 092004 Federal Agency Acct. No. or Postal Service™ Acct. No.

DELIVERY OPTIONS (Customer Use Only)

☐ **SIGNATURE REQUIRED** Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.

Delivery Options

☐ No Saturday Delivery (delivered next business day)
☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)
*Refer to USPS.com® or local Post Office® for availability.

TO: (PLEASE PRINT) PHONE ()

Scorpion Club Ventures LLC
220 5th Avenue
New York, New York 10001

ZIP + 4® (U.S. ADDRESSES ONLY)
1 0 0 0 1 -



**PRIORITY
★ MAIL ★
EXPRESS™**

ORIGIN (POSTAL SERVICE USE ONLY)

☒ 1-Day ☐ 2-Day ☐ Military ☐ DPO

PO ZIP Code 10007	Scheduled Delivery Date (MM/DD/YY) 3/22/19	Postage \$ 25.50	
Date Accepted (MM/DD/YY) 3/21/19	Scheduled Delivery Time <input type="checkbox"/> 10:30 AM <input type="checkbox"/> 3:00 PM <input checked="" type="checkbox"/> 12 NOON	Insurance Fee \$	COD Fee \$
Time Accepted 5:19 <input type="checkbox"/> AM <input checked="" type="checkbox"/> PM	10:30 AM Delivery Fee \$	Return Receipt Fee \$ 80	Live Animal Transportation Fee \$
Weight 7 lbs. 7 ozs.	<input checked="" type="checkbox"/> Flat Rate \$	Sunday/Holiday Premium Fee \$	Total Postage & Fees \$ 28.30

Acceptance Employee Initials: MLE

DELIVERY (POSTAL SERVICE USE ONLY)

Delivery Attempt (MM/DD/YY)	Time	Employee Signature
	<input type="checkbox"/> AM <input type="checkbox"/> PM	
Delivery Attempt (MM/DD/YY)	Time	Employee Signature
	<input type="checkbox"/> AM <input type="checkbox"/> PM	

- For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
- \$100.00 insurance included. 30 notice of intent

LABEL 11-E, SEPTEMBER 2015

PSN 7690-02-000-9998

2-CUSTOMER COPY

CUSTOMER USE ONLY		FROM: (PLEASE PRINT)		PHONE ()		 EF 139729393 US	
KOSSOFF, PLLC 217 BROADWAY, SUITE 9 401 NEW YORK, NY 10007-2944 220 Fifth Avenue (Asm)						PRIORITY ★ MAIL ★ EXPRESS™	
PAYMENT BY ACCOUNT (if applicable)				USPS® Corporate Acct. No. 092004 Federal Agency Acct. No. or Postal Service™ Acct. No.			
DELIVERY OPTIONS (Customer Use Only)				ORIGIN (POSTAL SERVICE USE ONLY)			
<input type="checkbox"/> SIGNATURE REQUIRED Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.				<input checked="" type="checkbox"/> 1-Day <input type="checkbox"/> 2-Day <input type="checkbox"/> Military <input type="checkbox"/> DPO			
Delivery Options <input type="checkbox"/> No Saturday Delivery (delivered next business day) <input type="checkbox"/> Sunday/Holiday Delivery Required (additional fee, where available*) <input type="checkbox"/> 10:30 AM Delivery Required (additional fee, where available*) *Refer to USPS.com® or local Post Office® for availability.				PO ZIP Code 10007 Scheduled Delivery Date (MM/DD/YY) 3/22/19 Date Accepted (MM/DD/YY) 3/21/19 Scheduled Delivery Time <input type="checkbox"/> 10:30 AM <input type="checkbox"/> 3:00 PM <input checked="" type="checkbox"/> 12 NOON Time Accepted 5:17 PM 10:30 AM Delivery Fee \$ Weight 7 lbs. <input checked="" type="checkbox"/> Flat Rate Sunday/Holiday Premium Fee \$ Acceptance Employee Initials MS- Total Postage & Fees \$28.30			
TO: (PLEASE PRINT) John Shams 220 Fifth Avenue New York, New York 10001 ZIP + 4® (U.S. ADDRESSES ONLY)				DELIVERY (POSTAL SERVICE USE ONLY) Delivery Attempt (MM/DD/YY) Time <input type="checkbox"/> AM <input type="checkbox"/> PM Employee Signature Delivery Attempt (MM/DD/YY) Time <input type="checkbox"/> AM <input type="checkbox"/> PM Employee Signature			

■ For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
 ■ \$100.00 insurance included.

30 notice of intent

LABEL 11-1, SEPTEMBER 2015

PSN 7690-02-000-9998

2-CUSTOMER COPY

CUSTOMER USE ONLY

FROM: (PLEASE PRINT) **PHONE:** ()

KOSSOFF, PLLC
217 BROADWAY, SUITE # 401
NEW YORK, NY 10007-2944

22044118001001 (ASN)

PAYMENT BY ACCOUNT (if applicable)
USPS® Corporate Acct. No. 072004 Federal Agency Acct. No. or Postal Service™ Acct. No.

DELIVERY OPTIONS (Customer Use Only)
☒ **SIGNATURE REQUIRED** Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.
Delivery Options
☐ No Saturday Delivery (delivered next business day)
☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)
*Refer to USPS.com® or local Post Office™ for availability.

TO: (PLEASE PRINT) **PHONE:** ()

Scorpion Fitness, Inc.
325 Fifth Avenue, Ste. 41E
New York, New York 10016

ZIP + 4® (U.S. ADDRESSES ONLY)
10016



UNITED STATES POSTAL SERVICE® **PRIORITY MAIL EXPRESS™**

ORIGIN (POSTAL SERVICE USE ONLY)
☒ 1-Day ☐ 2-Day ☐ Military ☐ DPO

PO ZIP Code 10007	Scheduled Delivery Date (MM/DD/YY) 3/22/19	Postage \$ 28.50
Date Accepted (MM/DD/YY) 3/21/19	Scheduled Delivery Time <input type="checkbox"/> 10:30 AM <input type="checkbox"/> 3:00 PM <input checked="" type="checkbox"/> 12 NOON	Insurance Fee \$
Time Accepted 5:14 <input type="checkbox"/> AM <input checked="" type="checkbox"/> PM	10:30 AM Delivery Fee \$	COD Fee \$
Weight 7 lbs. 0 oz.	Sunday/Holiday Premium Fee \$	Return Receipt Fee \$ 2.80
	Acceptance Employee Initials MS.	Live Animal Transportation Fee \$
		Total Postage & Fees \$ 28.30

DELIVERY (POSTAL SERVICE USE ONLY)

Delivery Attempt (MM/DD/YY)	Time <input type="checkbox"/> AM <input type="checkbox"/> PM	Employee Signature
Delivery Attempt (MM/DD/YY)	Time <input type="checkbox"/> AM <input type="checkbox"/> PM	Employee Signature

■ For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
■ \$100.00 insurance included. 3rd notice of intent

CUSTOMER USE ONLY
FROM: (PLEASE PRINT) **PHONE:** ()

KOSSOFF, PLLC
217 BROADWAY, SUITE H 401
NEW YORK, NY 10007-2944

220 (H) (M) (S) (D) (M) (A) (S) (M)



EF 139729455 US



UNITED STATES
POSTAL SERVICE®

**PRIORITY
★ MAIL ★
EXPRESS™**

PAYMENT BY ACCOUNT (if applicable)
USPS® Corporate Acct. No. 092004
Federal Agency Acct. No. or Postal Service® Acct. No.

DELIVERY OPTIONS (Customer Use Only)
☐ **SIGNATURE REQUIRED** Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.
Delivery Options
☐ No Saturday Delivery (delivered next business day)
☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)
*Refer to USPS.com® or local Post Office® for availability.

TO: (PLEASE PRINT) **PHONE:** ()

Scorpion Club Ventures LLC
325 FAH AVENUE, Ste. 41E
New York, New York 10016

ZIP + 4® (U.S. ADDRESSES ONLY)
1 0 0 1 6 -

- For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
- \$100.00 insurance included.

318 Notice of Intent

ORIGIN (POSTAL SERVICE USE ONLY)
☒ 1-Day ☐ 2-Day ☐ Military ☐ DPO
PO ZIP Code 10007 Scheduled Delivery Date (MM/DD/YY) 3/22/19 Postage \$ 2.55
Date Accepted (MM/DD/YY) 3/21/19 Scheduled Delivery Time ☐ 10:30 AM ☐ 3:00 PM ☒ 12 NOON Insurance Fee \$ COD Fee \$
Time Accepted 5:11 PM 10:30 AM Delivery Fee \$ Return Receipt Fee \$ 2.80 Live Animal Transportation Fee \$
Weight 7 lbs. 0 oz. ☒ Flat Rate Sunday/Holiday Premium Fee \$ Total Postage & Fees \$ 28.30
Acceptance Employee Initials MS

DELIVERY (POSTAL SERVICE USE ONLY)
Delivery Attempt (MM/DD/YY) Time ☐ AM ☐ PM Employee Signature
Delivery Attempt (MM/DD/YY) Time ☐ AM ☐ PM Employee Signature

LABEL 11-F, SEPTEMBER 2015 PSN 7690-02-000-9998

2-CUSTOMER COPY

CUSTOMER USE ONLY

FROM: (PLEASE PRINT)

PHONE ()

KOSSOFF, PLLC
217 BROADWAY, SUITE # 401
NEW YORK, NY 10007-2944



EF 139729447 US

PAYMENT BY ACCOUNT (if applicable)

USPS® Corporate Acct. No.

Federal Agency Acct. No. or Postal Service® Acct. No.

092004

UNITED STATES
POSTAL SERVICE®PRIORITY
★ MAIL ★
EXPRESS™

DELIVERY OPTIONS (Customer Use Only)

☐ **SIGNATURE REQUIRED** Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.

Delivery Options

- ☐ No Saturday Delivery (delivered next business day)
☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)

*Refer to USPS.com® or local Post Office® for availability.

TO: (PLEASE PRINT)

PHONE ()

Scorpion Fitness, Inc.
88 Lexington Ave., Ste. 9D
New York, New York 10016

ZIP + 4® (U.S. ADDRESSES ONLY)

10016

ORIGIN (POSTAL SERVICE USE ONLY)

<input checked="" type="checkbox"/> 1-Day	<input type="checkbox"/> 2-Day	<input type="checkbox"/> Military	<input type="checkbox"/> DPO
PO ZIP Code 10007	Scheduled Delivery Date (MM/DD/YY) 3/22/19	Postage \$ 28.50	
Date Accepted (MM/DD/YY) 3/21/19	Scheduled Delivery Time <input type="checkbox"/> 10:30 AM <input type="checkbox"/> 3:00 PM <input checked="" type="checkbox"/> 12 NOON	Insurance Fee \$	COD Fee \$
Time Accepted 5:05	10:30 AM Delivery Fee \$	Return Receipt Fee \$ 2.80	Live Animal Transportation Fee \$
Weight 7 lbs. 0 oz.	<input checked="" type="checkbox"/> Flat Rate Sunday/Holiday Premium Fee \$	Total Postage & Fees \$ 28.30	
Acceptance Employee Initials MS.			

DELIVERY (POSTAL SERVICE USE ONLY)

Delivery Attempt (MM/DD/YY) Time	<input type="checkbox"/> AM <input type="checkbox"/> PM	Employee Signature
Delivery Attempt (MM/DD/YY) Time	<input type="checkbox"/> AM <input type="checkbox"/> PM	Employee Signature

■ For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.

■ \$100.00 insurance included.

3rd notice of intent

LABEL 11-F, SEPTEMBER 2015

PSN 7690-02-000-9998

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CUSTOMER USE ONLY FROM: (PLEASE PRINT) KOSSOFF, PLLC 217 BROADWAY, SUITE # 401 NEW YORK, NY 10007-2944 220 Fifth St. Scorpion (Asa)		PHONE ()  EF 139729495 US	
PAYMENT BY ACCOUNT (if applicable) USPS Corporate Acct. No. 092004 Federal Agency Acct. No. or Postal Service™ Acct. No.		 MAR 21 2019 NEW YORK, NY 10007 UNITED STATES POSTAL SERVICE®	
DELIVERY OPTIONS (Customer Use Only) <input type="checkbox"/> SIGNATURE REQUIRED Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery. Delivery Options <input type="checkbox"/> No Saturday Delivery (delivered next business day) <input type="checkbox"/> Sunday/Holiday Delivery Required (additional fee, where available*) <input type="checkbox"/> 10:30 AM Delivery Required (additional fee, where available*) *Refer to USPS.com or local Post Office for availability.		ORIGIN (POSTAL SERVICE USE ONLY) <input checked="" type="checkbox"/> 1-Day <input type="checkbox"/> 2-Day <input type="checkbox"/> Military <input type="checkbox"/> DPO PO ZIP Code 10007 Scheduled Delivery Date (MM/DD/YY) 3/22/19 Postage \$ 28.50 Date Accepted (MM/DD/YY) 3/21/19 Scheduled Delivery Time <input type="checkbox"/> 10:30 AM <input type="checkbox"/> 3:00 PM <input type="checkbox"/> 12 NOON Insurance Fee \$ COD Fee \$ Time Accepted 5:08 PM 10:30 AM Delivery Fee \$ Return Receipt Fee \$ 2.80 Live Animal Transportation Fee \$ Weight 7 lbs. <input checked="" type="checkbox"/> Flat Rate <input type="checkbox"/> Parcel Sunday/Holiday Premium Fee \$ Acceptance Employee Initials MS Total Postage & Fees \$ 28.30	
TO: (PLEASE PRINT) Scorpion Club Ventylres LLC 88 Lexington Ave, Ste. 9D New York, New York 10016 ZIP + 4® (U.S. ADDRESSES ONLY) 10016		DELIVERY (POSTAL SERVICE USE ONLY) Delivery Attempt (MM/DD/YY) Time <input type="checkbox"/> AM <input type="checkbox"/> PM Employee Signature Delivery Attempt (MM/DD/YY) Time <input type="checkbox"/> AM <input type="checkbox"/> PM Employee Signature	

■ For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
 ■ \$100.00 insurance included. 3rd notice of intent

LABEL 11-F, SEPTEMBER 2015 PSN 7690-02-000-9998 2-CUSTOMER COPY

CUSTOMER USE ONLY

FROM: (PLEASE PRINT)

PHONE ()

KOSSOFF, PLLC
217 BROADWAY, SUITE 401
NEW YORK, NY 10007-2344

discharge mechanics liens

Pg 44 of 48



EF 139729433 US

MAR 21 2019

UNITED STATES
POSTAL SERVICE®
PRIORITY
★ MAIL ★
EXPRESS™

PAYMENT BY ACCOUNT (if applicable)

USPS® Corporate Acct. No.

Federal Agency Acct. No. or Postal Service® Acct. No.

652004

DELIVERY OPTIONS (Customer Use Only)

☐ SIGNATURE REQUIRED Note: The mailer must check the "Signature Required" box if the mailer: 1) Requires the addressee's signature; OR 2) Purchases additional insurance; OR 3) Purchases COD service; OR 4) Purchases Return Receipt service. If the box is not checked, the Postal Service will leave the item in the addressee's mail receptacle or other secure location without attempting to obtain the addressee's signature on delivery.

Delivery Options

- ☐ No Saturday Delivery (delivered next business day)
☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)
 *Refer to USPS.com® or local Post Office® for availability.

TO: (PLEASE PRINT)

PHONE ()

John Shams
325 Fifth Avenue, Ste. 41E
New York, New York 10016

ZIP + 4® (U.S. ADDRESSES ONLY)

10016

- For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
 ■ \$100.00 insurance included.

30 notice of intent

ORIGIN (POSTAL SERVICE USE ONLY)

<input checked="" type="checkbox"/> 1-Day	<input type="checkbox"/> 2-Day	<input type="checkbox"/> Military	<input type="checkbox"/> DPO
PO ZIP Code 10007	Scheduled Delivery Date (MM/DD/YY) 3/22/19	Postage \$25.50	
Date Accepted (MM/DD/YY) 3/21/19	Scheduled Delivery Time <input type="checkbox"/> 10:30 AM <input type="checkbox"/> 3:00 PM <input checked="" type="checkbox"/> 12 NOON	Insurance Fee \$	COD Fee \$
Time Accepted 4:59	10:30 AM Delivery Fee \$	Return Receipt Fee \$2.80	Live Animal Transportation Fee \$
Weight 7 lbs.	<input checked="" type="checkbox"/> Flat Rate	Sunday/Holiday Premium Fee \$	Total Postage & Fees \$28.30
Acceptance Employee Initials MS.			

DELIVERY (POSTAL SERVICE USE ONLY)

Delivery Attempt (MM/DD/YY)	Time	Employee Signature
	<input type="checkbox"/> AM <input type="checkbox"/> PM	
Delivery Attempt (MM/DD/YY)	Time	Employee Signature
	<input type="checkbox"/> AM <input type="checkbox"/> PM	

LABEL 11-F, SEPTEMBER 2015

PSN 7690-02-000-9998

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CUSTOMER USE ONLY

FROM: (PLEASE PRINT) PHONE ()

KOSSOFF, PLLC
217 BROADWAY, SUITE # 401
NEW YORK, NY 10007-2944

220 Fifth Avenue

PAYMENT BY ACCOUNT (if applicable)

USPS® Corporate Acct. No. 092004 Federal Agency Acct. No. or Postal Service® Acct. No.

DELIVERY OPTIONS (Customer Use Only)

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☐ Sunday/Holiday Delivery Required (additional fee, where available*)
☐ 10:30 AM Delivery Required (additional fee, where available*)
*Refer to USPS.com® or local Post Office™ for availability.

TO: (PLEASE PRINT) PHONE ()

John Shams
88 Lexington Ave., Ste. 9D
New York, New York 10016

ZIP + 4® (U.S. ADDRESSES ONLY)
1 0 0 1 6 -



EF 139729504 US



UNITED STATES
POSTAL SERVICE®

**PRIORITY
★ MAIL ★
EXPRESS™**

ORIGIN (POSTAL SERVICE USE ONLY)

☒ 1-Day ☐ 2-Day ☐ Military ☐ DPO

PO ZIP Code 10007 Scheduled Delivery Date (MM/DD/YY) 3/22/19 Postage \$ 28.30

Date Accepted (MM/DD/YY) 3/21/19 Scheduled Delivery Time ☐ 10:30 AM ☐ 3:00 PM ☒ 12 NOON Insurance Fee \$ COD Fee \$ 5

Time Accepted 5:02 PM 10:30 AM Delivery Fee \$ Return Receipt Fee \$ 2.80 Live Animal Transportation Fee \$

Weight 7 lbs. 0 oz. Flat Rate Sunday/Holiday Premium Fee \$ Total Postage & Fees \$ 28.30

Acceptance Employee Initials MS

DELIVERY (POSTAL SERVICE USE ONLY)

Delivery Attempt (MM/DD/YY) Time ☐ AM ☐ PM Employee Signature

Delivery Attempt (MM/DD/YY) Time ☐ AM ☐ PM Employee Signature

- For pickup or USPS Tracking™, visit USPS.com or call 800-222-1811.
- \$100.00 Insurance included.

3d notice of intent

LABEL 11-F, SEPTEMBER 2015

PSN 7590-02-000-9958

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